



BUILDING DEPARTMENT

PHONE: (847) 395-9462

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Hours: 7:30 a.m. – 4:00 p.m.

NEW CONSTRUCTION COMMERCIAL

PERMIT REQUIREMENTS

- Four sets of plans with Illinois architectural seal including electrical, plumbing, structural and mechanicals.
- Five site plans including top of foundation, elevations, grading, drive, utilities, erosion control, an accessible route from the handicapped accessible parking spaces, to the building, and to the right of way.
- Three alarm system floor plans, if applicable.
 - Floor plan to include the location of alarm and keypads. The devices can be hand drawn, but should be shown in the approximate location they are to be installed.
 - A list of the devices to be used. List should include part number or other information that corresponds to the device specification sheets submitted.
 - If any fire detection devices are included a key lockbox meeting Antioch Fire Department's specifications shall be mounted on the exterior of the main entrance. Keys allowing access to the building must be secured in the box during inspection of the fire alarm.
- List of Subcontractors with phone numbers and addresses.
 - Electrician's License.
 - Liability Insurance with a minimum of one million dollar coverage.
 - No copies or facsimiles will be accepted.
 - Excavator must provide a \$10,000 Surety Bond in original form.
 - No copies or facsimiles will be accepted.
 - State Plumbing License and State Plumbing Bond.
 - Irrigation Company's State License.
 - Irrigation Company must provide a \$10,000 Surety Bond in original form.
 - No copies or facsimiles will be accepted.
 - A letter accepting responsibility for any equipment installed in the parkway shall accompany the permit.
 - If RPZ is used for backflow; provide a copy of the CCCDI license.
 - Roofer License.

- Completed Application
 - The Use Group (per section 203.4) and Construction Type (per section 404.1) must be provided.
 - Engineer's opinion of probable cost or an estimate will be required for both the infrastructure and the building; please separate costs on the permit application.
 - Square Footage.
 - Number of Stories.
 - Permanent Property Index Number (PIN).
 - Recent (max. 2 years old) Certified Plat of Survey.
 - Site Development Plans, prepared by an Illinois Professional Engineer or Civil Engineer and WDO application.
- Completed Industrial Wastewater Survey

NOTE: If external modifications and/or site expansion is proposed; provide external architectural elevations with material callouts, external lighting fixture details, (height and wattage for pole and wall lights), any fence or signage proposed, any trash enclosures with door and wall material call outs, and the inclusion of any rooftop or wall-mounted electrical/mechanical fixtures that are visible.

In some instances landscaping or tree mitigation is required as part of the development. Provide landscape plan, even if the preliminary plans submitted as part of the preliminary development, PUD, or preliminary plat as a demonstration of compliance with applicable village codes/ordinances.

INSPECTIONS REQUIRED

1. Footing
 - a. Wall/Foundation (if Rebar is required).
2. Sewer/Water
3. Backfill
4. Underground Plumbing
5. Slab (Visqueen/reinforcement if necessary).
6. Electrical Service
7. Under Slab Electrical (if applicable – before pour or underground wire).
8. Rough Framing/Mechanicals/Electric/Plumbing
9. All Concrete (before poured).
10. Insulation
11. Drywall (prior to taping).
12. Alarm (if applicable – completed 48 hours prior to final inspection).
13. Sprinkler System
 - a. Pressure Test/Leak Test
 - b. Trip Test with Fire Alarm (Inspectors Test).
 - c. 2" Main Drain Test
 - d. Fire Pump Test
14. Hood & Duct Systems
 - a. Air Simulation Test
 - b. Trip Test with Fire Alarm
15. Final

SITE INSPECTIONS

- ⇒ Rough Grading
- ⇒ Soil Erosion and Sedimentation Control
- ⇒ Stormwater Management Installation
- ⇒ Final Grading
- ⇒ Landscaping, including tree replacement where required